

UNITED STATES DISTRICT COURT  
EASTERN DISTRICT OF NEW YORK

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BLUE CASTLE (CAYMAN) LTD.,

Plaintiff,

Docket No.: 22-cv-5422

-against -

WICKAPOGUE 1, LLC, NICOLE GALLAGHER, MARK  
GALLAGHER, HUGH BAUERS CONTRACTING, INC.,  
TITLE, LLC, ST. ANDREWS CAPITAL, LLC, LISA  
GROSSMAN, BRYAN GEFFEN, and "JOHN DOE #1"  
through "JOHN DOE #20," the twenty names being fictitious  
and unknown, the persons or parties intended being the  
tenants, occupants, persons or corporations, if any, having or  
claiming an interest upon the Property,

Defendants.  
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ORDER

FILED  
CLERK

1:44 pm, Mar 07, 2023

U.S. DISTRICT COURT  
EASTERN DISTRICT OF NEW YORK  
LONG ISLAND OFFICE

NOW, upon application of the Temporary Receiver, Richard P. Donoghue, it is hereby

**ORDERED**, that any occupants of 145 Wickapogue Road, Southampton, NY 11968  
(the "Premises") pay rent to the Temporary Receiver in the following monthly amounts:

- a. April 2023 – \$60,000
- b. May 2023 – \$60,000
- c. June 2023 – \$90,000
- d. July 2023 – \$150,000; and

**ORDERED**, that the Temporary Receiver is authorized to make the Premises available for  
viewing by any of the parties, prospective purchasers and real estate agents or brokers for purposes  
of facilitating the sale of the Premises.

Dated: March 7, 2023

/s/ Gary R. Brown

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The Honorable Gary R. Brown  
United States District Judge